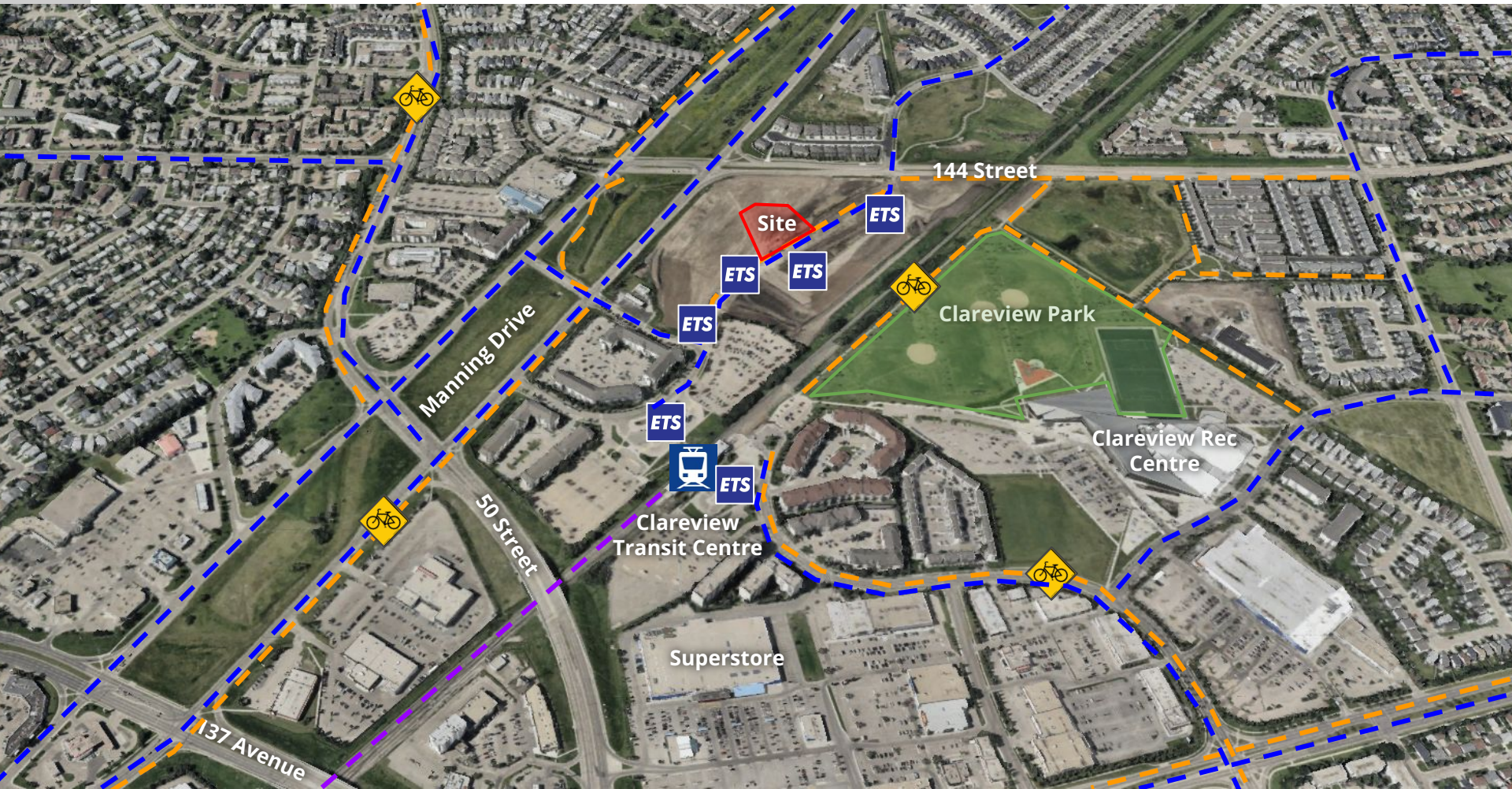




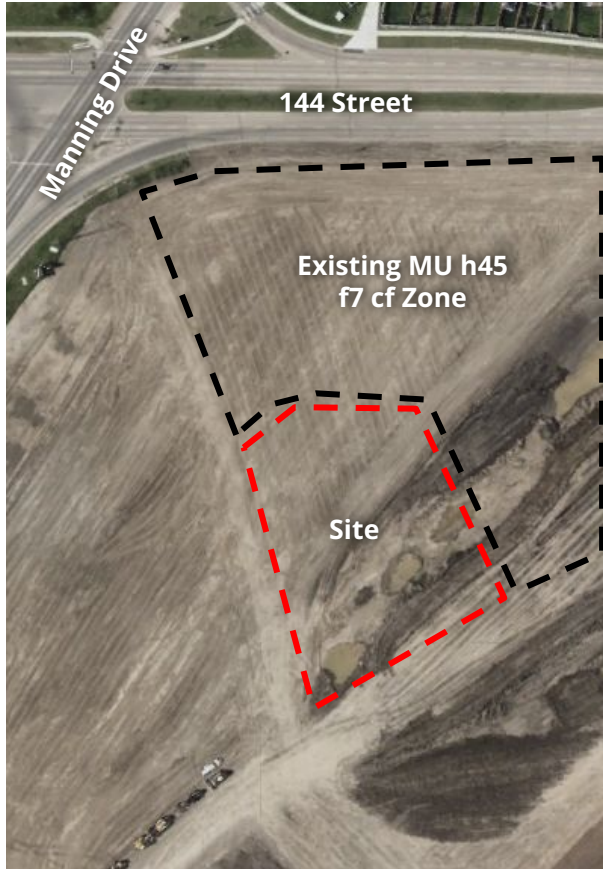
ITEMS 3.2
BYLAW 20988
CLAREVIEW TOWN CENTRE

DEVELOPMENT
SERVICES
NOVEMBER 12, 2024





3 PROPOSED ZONING



SITE VIEW

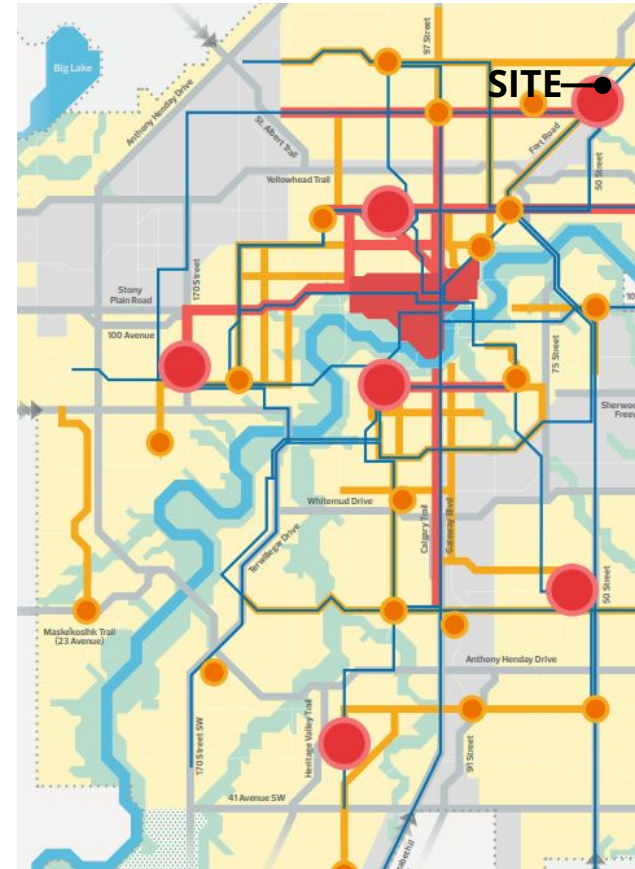
REGULATION	RM h23 Current Zoning	MU h45 f7 cf Proposed Zoning
Principal Building	Multi-Unit Housing	Mixed Use
Height	23.0 m	45.0 m
Density	Min: 75 du/ha Max: None	Min: None Max: None
Setbacks		
North	3.0 m	3.0 - 6.0 m
South	1.2 m	0 - 3.0 m
East	3.0 m	3.0 - 6.0 m
West	3.0 m	3.0 - 6.0 m
Commercial Uses Permitted	Limited at Grade	Required at Grade



SITE VIEW



NORTHEAST DISTRICT PLAN



THE CITY PLAN

2 Comments

- Height is too great
- Impacts on privacy



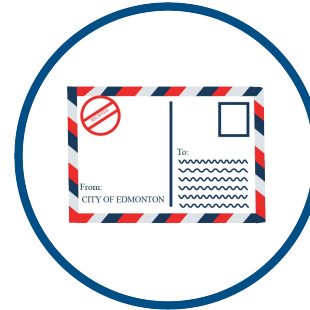
CITY WEBPAGE
June 4, 2024



MAILED NOTICE
Aug 1, 2024



SITE SIGNAGE
Aug, 15, 2024



PUBLIC HEARING
NOTICE
Oct. 17, 2024



JOURNAL AD
Oct. 25 & Nov. 2
2024



ADMINISTRATION'S RECOMMENDATION: **APPROVAL**